



APPROVED: 11/12/2024

MINUTES OF THE MEETINGS OF THE CITY COUNCIL

October 1, 2024

CALL TO ORDER

Mayor Sarno called the meeting to order at 5:02 p.m.

ROLL CALL

Members present: Councilmembers/Directors: Martin, Rodriguez, Zamora, Mayor Pro Tem/Vice Chair Rounds, and Mayor/Chair Sarno.

Members absent: None

PUBLIC COMMENTS ON CLOSED SESSION: None

1. CLOSED SESSION

CONFERENCE WITH REAL PROPERTY NEGOTIATORS

(Pursuant to Government Code Section 54956.8)

Property: APNs: 8177-029-908, 8177-029-903, 8177-029-905, 8177-031-018, 8177-031-019, and 8177-029-005

Agency negotiator: René Bobadilla, City Manager and Cuong Nguyen, Director of Community Development

Negotiation parties: Kenneth G. Spiker, Spiker Rendon Consulting, Inc.

Under negotiation: Price and terms of payment as relates to interests in real property.

City Attorney, Rick Olivarez announced that there are two (2) additional walk on items for closed session consideration pursuant to Government Code Section 54954.2(b2).

CLOSED SESSION

CONFERENCE WITH REAL PROPERTY NEGOTIATORS

(Pursuant to Government Code Section 54956.8)

Property: Assessor's Parcel Nos. 8009-023-900 (10900 Pioneer Blvd, Santa Fe Springs, CA 90670)

Agency negotiator: René Bobadilla, City Manager

Negotiation parties: En Fuego Baseball

Under negotiation: Price and Terms

CLOSED SESSION

CONFERENCE WITH REAL PROPERTY NEGOTIATORS

(Pursuant to Government Code Section 54956.8)

Property: Assessor's Parcel Nos. 8008-010-907 (10400 Orr & Day Rd, Santa Fe Springs, CA 90670)

Agency negotiator: René Bobadilla, City Manager

Negotiation parties: Whittier Union High School District

Under negotiation: Price and Terms

It was moved by Councilmember Martin, seconded by Councilmember Rodriguez, to approve adding the additional two closed session items for consideration, which carried unanimously.

Mayor Sarno recessed the meeting at 5:03 p.m.

Mayor Sarno reconvened the meeting at 5:59 p.m.

CLOSED SESSION REPORT

City Attorney Olivarez provided a closed session report: Direction was given to staff and no reportable action was taken.

INVOCATION

Cindy Jarvis led the invocation.

PLEDGE OF ALLEGIANCE

Avani Belmont from Lakeview Elementary led the pledge of allegiance.

INTRODUCTIONS

Mayor Sarno introduced the following members from the Chamber of Commerce:

1. Kathie Fink from Santa Fe Springs Chamber of Commerce
2. Debbie Wade from Tepeyac Restaurant & Tequila Sports Bar
3. Ken Stewart and Edward Jones are joining via YouTube

PRESENTATIONS

Mayor Sarno announced that Item No. 2 on the agenda would be tabled until the next council meeting.

3. **PROCLAMATION – BREAST CANCER AWARENESS MONTH, “PAINT THE TOWN PINK” (COMMUNITY SERVICES)**
4. **PROCLAMATION – NATIONAL WALK TO SCHOOL DAY (COMMUNITY SERVICES)**
5. **PROCLAMATION – FIRE PREVENTION WEEK (FIRE)**
6. **OMEGA OPERABLE UNIT (PUBLIC WORKS)**
7. **RECAP OF 2024 RELAY FOR LIFE (PARKS & RECREATION)**

CHANGES TO AGENDA

There were no changes.

PUBLIC COMMENTS

The following persons spoke during public comments: 1) Michael Peterson, 2) Lisa Luna, 3) Charles Leone, and 4) Lee Squire.

STAFF COMMUNICATIONS ON ITEMS OF COMMUNITY INTEREST

None

CONSENT CALENDAR

All matters listed under the Consent Calendar are considered to be routine. Any items a Councilmember wishes to discuss should be designated at this time. All other items may be approved in a single motion. Such approval will also waive the reading of any ordinance.

HOUSING SUCCESSOR

8. MINUTES OF THE SEPTEMBER 3, 2024 HOUSING SUCCESSOR MEETINGS (CITY CLERK)

RECOMMENDATION: It is recommended that the Housing Successor:

- 1) Approve the minutes as submitted.

SUCCESSOR AGENCY

9. MINUTES OF THE SEPTEMBER 3, 2024 SUCCESSOR AGENCY MEETINGS (CITY CLERK)

RECOMMENDATION: It is recommended that the Successor Agency:

- 1) Approve the minutes as submitted.

CITY COUNCIL

10. MINUTES OF THE SEPTEMBER 3, 2024 CITY COUNCIL MEETINGS (CITY CLERK)

RECOMMENDATION: It is recommended that the City Council:

- 1) Approve the minutes as submitted.

11. RESOLUTION NO. 9931 – UPDATING THE LIST OF DESIGNATED EMPLOYEES REQUIRED TO FILE A CONFLICT OF INTEREST FORM (CITY CLERK)

RECOMMENDATION: It is recommended that the City Council:

- 1) Adopt Resolution No. 9931:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA FE SPRINGS RESCINDING RESOLUTION NO. 9821 AND ADOPTING AN UPDATED CONFLICT OF INTEREST CODE, APPLICABLE TO DESIGNATED POSITIONS FOR THE CITY, SUCCESSOR AGENCY, PUBLIC FINANCING AUTHORITY, HOUSING SUCCESSOR, AND WATER UTILITY AUTHORITY

12. ORDINANCE NO. 1146 – TO AMEND SECTIONS 155.003 (DEFINITIONS), 155.519 (INTERSTATE 605 CORRIDOR ELECTRONIC BILLBOARD SIGN PROGRAM), 155.526 (COMPREHENSIVE SIGN PROGRAM REQUIREMENT FOR UNIFIED DEVELOPMENTS), 155.527 (WINDOW DISPLAYS), 155.536 (SIGN GUIDELINES), AND ADD SECTION 155.537 (STATIC POSTER BILLBOARD CONVERSION PROGRAM) WITHIN TITLE 15 (LAND USE), CHAPTER 155 (ZONING), OF THE

SANTA FE SPRINGS MUNICIPAL CODE AND DETERMINATION THAT THE PROJECT IS EXEMPT FROM CEQA (COMMUNITY DEVELOPMENT)

RECOMMENDATION: It is recommended that the City Council:

- 1) Find and determine that the Ordinance is exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15061(b)(3); and
- 2) Waive further reading and introduce Ordinance No. 1146 by title, amending Chapter 155 (Zoning) of Title 15 (Land Use) of the Santa Fe Springs Municipal Code; and
- 3) Take such additional, related action that may be desirable.

13. EXCLUSIVE NEGOTIATING AGREEMENT (“ENA”) WITH PRIMESTOR DEVELOPMENT, LLC FOR THE DEVELOPMENT OF AN AFFORDABLE HOUSING AND MIXED-USE PROJECT ON CITY-OWNED PROPERTY (COMMUNITY DEVELOPMENT)

RECOMMENDATION: It is recommended that the City Council:

- 1) Adopt Resolution No. 9930 to authorize the City Manager to execute an Exclusive Negotiating Agreement (“ENA”) with Primestor Development, LLC; and
- 2) Take such additional, related, action that may be desirable.

14. AUTHORIZE THE PURCHASE OF VEHICLE MOBILE RADIOS, MOBILE DATA COMPUTERS (MDCS), VEHICLE READERS AND TRANSPONDERS, AND FITNESS EQUIPMENT FOR THE SANTA FE SPRINGS POLICING TEAM (POLICE SERVICES)

RECOMMENDATION: It is recommended that the City Council:

- 1) Authorize the Director of Police Services to issue purchase orders to facilitate the procurement of Mobile Data Computers (MDCs) from CDCE Incorporated in an amount not to exceed \$31,343, Vehicle Mobile Radios from Motorola Solutions in an amount not to exceed \$56,250, Vehicle Readers and Transponders from JMG Security Systems, INC. in an amount not to exceed \$23,250 and Fitness Equipment from Extreme Training Equipment in an amount not to exceed \$12,698.
- 2) Approve the expenditure of United States Department of the Treasury Asset Forfeiture Program-Equitable Sharing Funds in an amount not to exceed \$123,541.

15. POLICE SERVICES STAGING FACILITY STORM DAMAGE – EMERGENCY REPAIRS UPDATE (PUBLIC WORKS)

RECOMMENDATION: It is recommended that the City Council:

- 1) Pursuant to Santa Fe Springs Municipal Code Section 34.23 and California Public Contract Code Section 22050, by a four-fifths vote authorize continuing the repairs without competitive bidding; and

- 2) Take such additional, related, action that may be desirable.

16. RESIDENTIAL ALLEY IMPROVEMENTS – FINAL PAYMENT (PUBLIC WORKS)

RECOMMENDATION: It is recommended that the City Council:

- 1) Approve the Final Payment to R.J. Noble Company of Orange, California for \$592,079.85 (Less 5% Retention); and
- 2) Approve the final contract amount with R.J. Noble Company in the amount of \$2,029,863.35; and
- 3) Take such additional, related action that may be desirable.

17. HERITAGE PARK NATIVE AMERICAN POND IMPROVEMENT – AWARD OF CONTRACT (PUBLIC WORKS)

RECOMMENDATION: It is recommended that the City Council:

- 1) Award a construction contract to Zeco, Inc., of Anaheim, California in the amount of \$164,039.25 for the construction of the Heritage Park Native American Pond Improvement Project and authorize the City Manager to execute the agreement; and
- 2) Appropriate \$100,750 from the Utility Users Tax (UUT) Fund to the Heritage Park Native American Pond Improvement Project (Account No. PW200101); and
- 3) Take such additional, related action that may be desirable.

18. RESIDENTIAL STREET IMPROVEMENTS 2024-2025 – AUTHORIZATION TO ADVERTISE FOR CONSTRUCTION BIDS (PUBLIC WORKS)

RECOMMENDATION: It is recommended that the City Council:

- 1) Approve adding the Residential Street Improvements 2024-2025 project to the Capital Improvement Plan; and
- 2) Appropriate Local Return Funds in the following dollar amounts: Prop C \$1,199,321.68, TDA \$41,035.00, Gas Tax \$712,000.00, Measure R \$1,753,894.00, Measure M \$1,654,009.00; and
- 3) Appropriate \$1,200,000.00 from the Residential Street Lighting Systems Upgrade Project (Account PW220010) to the proposed Residential Street Improvements 2024-2025 Project; and
- 4) Appropriate \$680,000 from the Utility Users Tax (UUT) Capital Improvements Fund to the Residential Street Improvements 2024-2025 project; and
- 5) Approve the Plans and Specifications for the subject project; and
- 6) Authorize the City Engineer to advertise for construction bids; and

- 7) Authorize the City Clerk to file a Notice of Exemption for the subject project with the Los Angeles Registrar-Recorder; and
- 8) Take such additional, related action that may be desirable.

It was moved by Councilmember Zamora, seconded by Councilmember Martin, to approve the consent calendar, by the following vote:

Ayes:	Martin, Rodriguez, Zamora, Rounds, Sarno
Noes:	None
Absent:	None
Recuse:	None

APPOINTMENTS TO BOARDS, COMMITTEES, AND COMMISSIONS

None

COUNCIL COMMENTS/AB1234 COUNCIL CONFERENCE REPORTING

Councilmember Martin expressed her support for SEAACA employees. She also spoke about the Relay for Life and Paint the Town Pink events. Lastly, she promoted Walk to School Day and Coffee with a Cop.

Councilmember Rodriguez spoke about the Relay for Life event and thanked CJ Construction for their generous donation.

Councilmember Zamora talked about the Relay for Life event and thanked the armed services for all of their work and dedication. Lastly, he commented on the Quartermania event.

Mayor Pro Tem Rounds thanked everyone for attending the meeting and promoted the upcoming events.

Mayor Sarno introduced Rick Olivarez, the new city attorney and thanked the SEAACA attendees for speaking out.

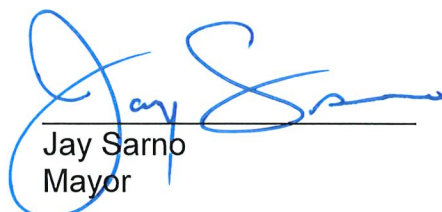
ADJOURNMENT

Mayor Sarno adjourned the meeting in memory of Inocencio Hernandez at 7:01 p.m.

ATTEST:



Fernando N. Muñoz
Acting City Clerk



Jay Sarno
Mayor



Date